

CHARLES HAWKINS CO.



FOR SALE

±10,557 SF Flex Building

Centrally Located near Berry Hill, 100 Oaks & the Fairgrounds

2408 Felts Avenue, Nashville, TN 37211



HIGHLIGHTS

- ±10,557 SF Flex Building for Sale
- ±2,305 SF Warehouse
 - Additional Mezzanine Storage
 - 17' Clear Height
 - (1) Dock Door (8' x 10') with temporary metal ramp
 - Suspended Gas Heaters
 - Skylights
 - Power Service: 3 Phase, 200 Amp, 120 V
- ±8,252 SF Office
 - Creative, high-end buildout
 - (15) Private Offices
 - Open Training Room
 - Oversized Conference Room
- Sale Price: \$3,330,000
- Zoned IWD
- Prime location near Berry Hill, 100 Oaks, Fairgrounds, and GEODIS Park soccer stadium
- Strategically positioned ±0.2 miles from I-440



Tee Patterson, SIOR

First Vice President

O: 615.345.7229

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Jake Morris

Senior Vice President

O: 615.345.7245

jmorris@charleshawkinsco.com

Exclusively listed by:

Charles Hawkins Co.

2920 Berry Hill Dr., Ste 100

Nashville, TN 37204

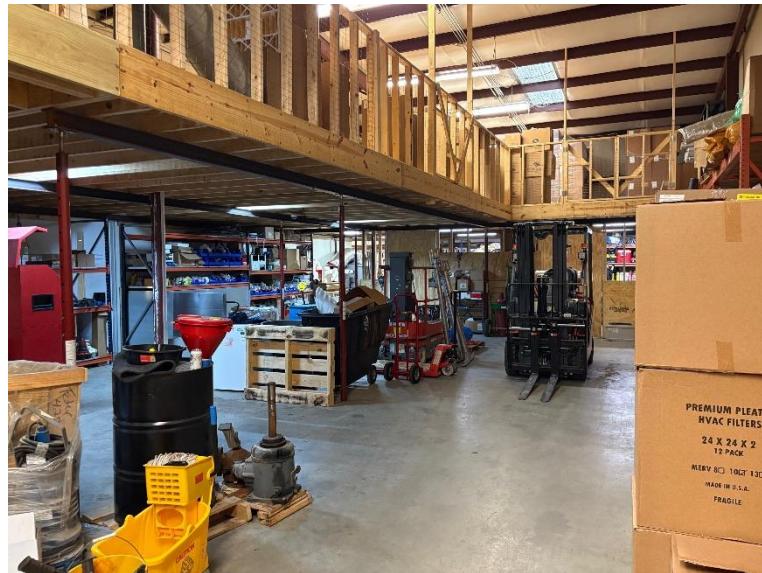
T: 615.256.3189

For Sale
±10,557 SF Available
Flex Building

2408 Felts Ave
Nashville, TN 37211
Davidson County

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PHOTOS



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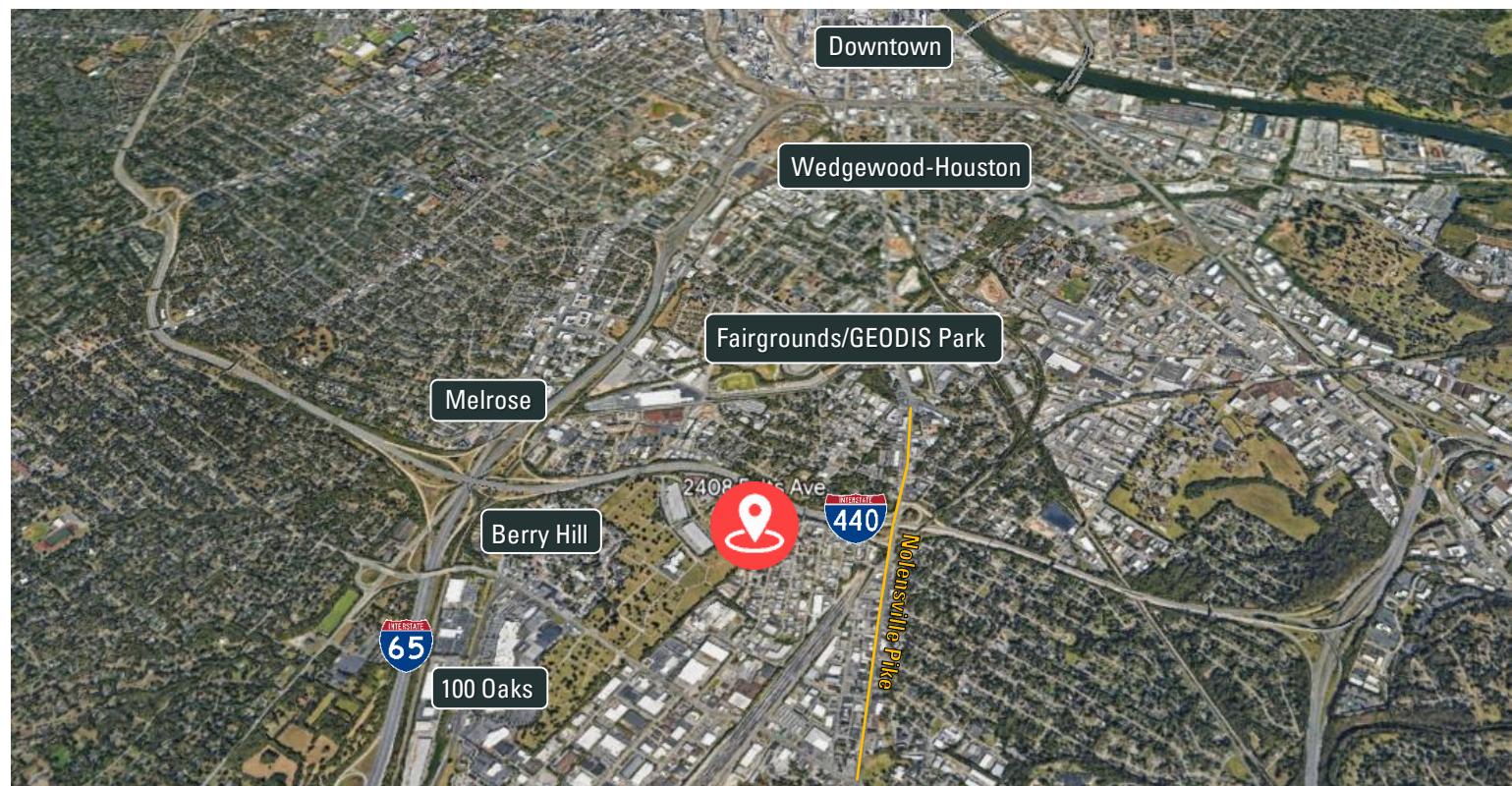
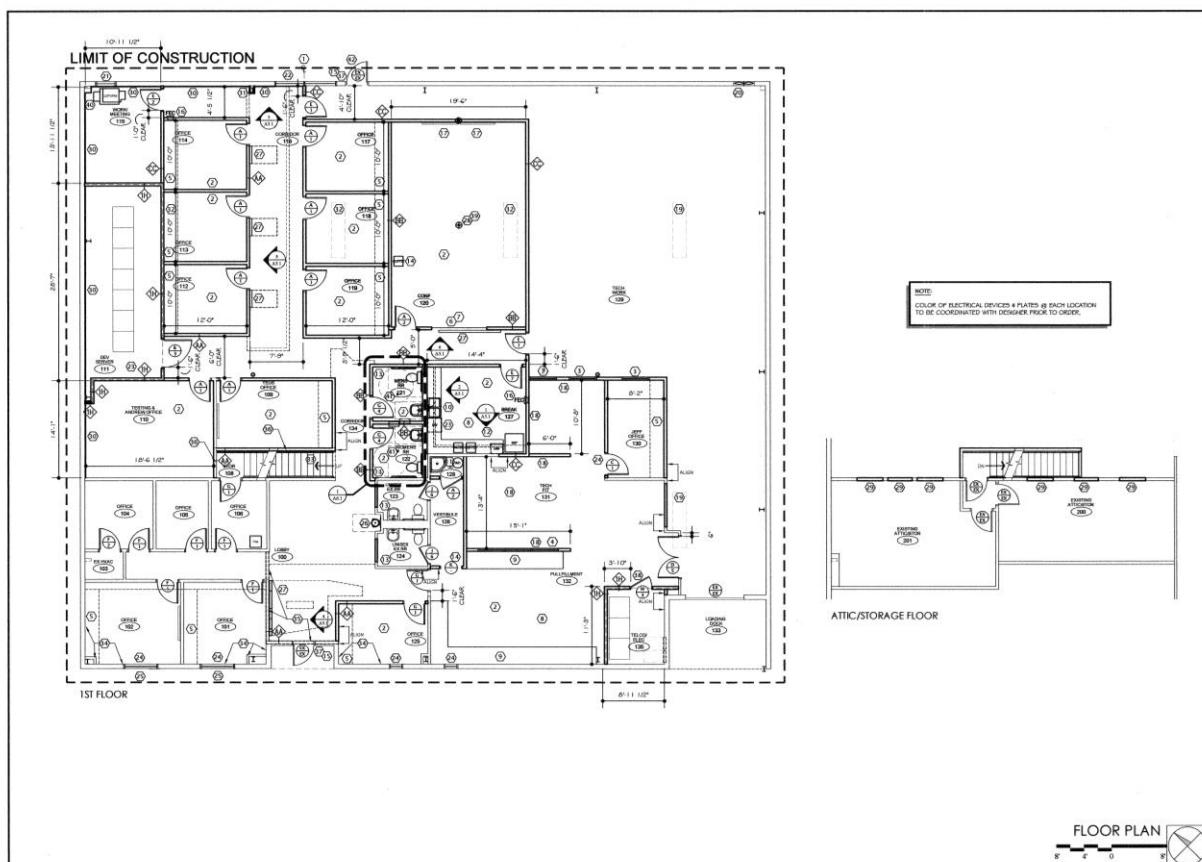
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FLOOR PLAN



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